## City of Wichita, Kansas Americans with Disabilities Act Transition Plan

## Aley Park

1803 South Seneca

**July 2005** 



Prepared by

## **DMCG**

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In conjunction with

The Great Plains ADA & IT Center and the City of Wichita Disability Advisory Board

| Locations                          | Structural Inconsisten  | ncies                           | Recommended Corrections/Modifications to Ensure<br>Program Access   | M                  | citer<br>L=lov<br>[=med<br>H=hi | w,<br>lium,     |         |                  | mental Technical<br>nformation  | Finalized A             | ctions               |                                  |
|------------------------------------|---|---------------------------------|---|--------------------|---------------------------------|-----------------|---------|------------------|---|-------------------------|----------------------|----------------------------------|
| Location                           | Identified Issue  | ADAAG<br>Specifications         | Recommended Correction  | Priority (overall) | Public Access                   | Frequency - PWD | Photo # | Conceptual Costs | Support<br>Information  | Finalized<br>Correction | Date to be Corrected | Date Completed (Include initial) |
| 1. Swimming<br>Pool - Parking      | One of the three designated accessible parking locations does not provide an adjacent access aisle. | 4.1.2(<br>5)(a),<br>(b),<br>4.6 | If parking spaces are provided for self-parking by employees or visitors, or both, then accessible spaces complying with 4.6 shall be provided in each such parking area in conformance with the table shown in (5)(a). In addition, One in every eight accessible spaces, but not less than one, shall be served by an access aisle 96 in (2440 mm) wide minimum and shall be designated "van accessible." Three designated accessible parking spaces exist, but one does not provide an adjacent access aisle. Ensure that an access aisle exists adjacent to each designated accessible vehicle parking space. Situate the accessible spaces closest to exiting pedestrian pathways and so that individuals with disabilities will have options of parking locations. Note: Ensure that accessible path of travel to pedestrian sidewalks, entrances or other pedestrian pathways. | L                  | Н                               | M               | N<br>A  | \$200            | (See Accessible Parking Detail – Attachment A and Parking Technical Bulletin, for greater clarification). |                         |                      |                                  |
| 2. Swimming<br>Pool -<br>Bathhouse | Steps exist on the only path of travel leading to the Bathhouse.                                    | 4.3.2                           | According to ADAAG, at least one accessible route shall connect accessible buildings, facilities, elements, and spaces that are on the same site. In addition, if an accessible route has changes in level greater than 1/2 in (13 mm), then a curb ramp, ramp, elevator, or platform lift (as permitted in 4.1.3 and 4.1.6) shall be provided that complies with 4.7, 4.8, 4.10, or 4.11, respectively. An accessible route does not include stairs, steps, or escalators. Ensure that an accessible path of travel exists leading to the bathhouse, without steps.  | H                  | Н                               | M               | 1       | \$500            | ADAAG   |                         |                      |                                  |
| 3. Swimming Pool – Sales Counter   | The sales counter is located too high at 40 ½-inches.   | 7.2                             | ADAAG requires a minimum 36-inch long portion of sales or service counters to be a maximum height of 36-inches. Lower a portion of the existing counter to a maximum height of 36-inches.   | M                  | Н                               | M               | 1/2     | \$200            | ADAAG<br>New ADAAG  |                         |                      |                                  |

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| 4. Pool -<br>Showers /<br>Restrooms | The showers, in the men's and women's shower/restrooms, are not accessible.                      | 4.1.3(<br>11)           | ADAAG does not specifically address accessibility in gang showers. However, a roll-in shower can be incorporated into the design by providing grab bars in a complying configuration. In addition, an abrupt change in level greater than 1-inch exists on the path of travel to the showers and ADAAG does not allow abrupt changes in level beyond ½-inch. Modify both gang showers so that they are on a fully accessible path of travel without abrupt changes in level and modify one shower in each gang shower to comply with ADAAG 4.21. | M<br>H             | Н                      | M               | 1<br>3                      | \$2,00           | See Attachment 5 – Accessible Shower Specifications for more information.                 |                         |                      |                                  |
| 5. Pool -<br>Showers /<br>Restrooms | An accessible toilet stall does not exist in the men's or women's shower/restrooms.              | 4.23                    | Inconsistencies include, but are not limited to, very narrow stall, narrow stall door, lack of grab bars, etc. Modify the restroom stalls to comply with ADAAG specifications.   | Н                  | Н                      | M               | $\frac{1}{0}$ $\frac{1}{5}$ | \$3,00<br>0      | Restroom Figures –<br>Building Blocks   |                         |                      |                                  |
| 6. Pool -<br>Showers /<br>Restrooms | The lavatories, in the men's and women's shower/restrooms, have aprons that are located too low. | 4.19                    | Accessible lavatory aprons are required to be located at a minimum height of 29-inches. The existing lavatory's apron is too low at 28-inches and pipes are exposed. Ensure at least one lavatory complies with ADAAG specifications.  | L                  | Н                      | M               | 8<br>1<br>4                 | \$250            | See Attachment 4 – Lavatory Specifications for more information on accessible lavatories. |                         |                      |                                  |
| 7. Pool -<br>Showers /<br>Restrooms | The urinal in the men's shower/restroom is located too high at 25-inches.                        | 4.18                    | At least one urinal is required to be located so that the rim is a maximum of 17-inches high. Existing urinals have rims located at 25-inches high. Modify one urinal so that the rim is no higher than 17-inches.   | L                  | Н                      | M               | <u>1</u> <u>4</u>           | \$200            | See the Accessible Urinals figure for more details.                                       |                         |                      |                                  |
| 8. Pool -<br>Showers /<br>Restrooms | The mirrors, in the men's and women's shower/restrooms, are too high.                            | 4.19.6                  | At least one mirror in each restroom is required to be located so that the bottom edge of the reflecting surface is a maximum height of 43-inches. Typically, this barrier can be removed by installing an additional full length mirror. Install a full length mirrors.   | L                  | Н                      | M               | 1<br>1                      | \$50             | ADAAG   |                         |                      |                                  |

| Locations     | Structural Inconsister  | ncies                   | Recommended Corrections/Modifications to Ensure<br>Program Access  | Criteria –<br>L=low,<br>M=medium,<br>H=high |               |                 |                      | mental Technical<br>nformation | Finalized Ac           | ctions                  |                      |                                  |
|---------------|---|-------------------------|--|---|---------------|-----------------|----------------------|--------------------------------|------------------------|-------------------------|----------------------|----------------------------------|
| Location      | Identified Issue  | ADAAG<br>Specifications | Recommended Correction   | Priority (overall)                          | Public Access | Frequency - PWD | Photo #              | Conceptual Costs               | Support<br>Information | Finalized<br>Correction | Date to be Corrected | Date Completed (Include initial) |
| 9. Main Pool  | An accessible path of travel does not exist leading to the main pool water. | RFFR<br>15.8            | According to the Recreation Facilities - Final Rule (RFFR), at least two accessible means of entry shall be provided for each public use and common use swimming pool. The primary means of entry shall comply with 15.8.5 (Swimming Pool Lifts) or 15.8.6 (Sloped Entries). The secondary means of entry shall comply with one of the following: 15.8.5 (Swimming Pool Lifts), 15.8.6 (Sloped Entries), 15.8.7 (Transfer Walls), 15.8.8 (Transfer Systems), or 15.8.9 (Pool Stairs). EXCEPTION 1*: Where a swimming pool has less than 300 linear feet (91 m) of swimming pool wall, at least one accessible means of entry shall be provided and shall comply with 15.8.5 (Swimming Pool Lifts) or 15.8.6 (Sloped Entries). Provide one means of accessible entrance to pool water which complies with RFFR. Note: RFFR, created by the US Access Board, is not currently an enforceable document. | Н   | Н             | M               | <u>2</u><br><u>1</u> | \$2,50<br>0                    | RFFR New ADAAG         |                         |                      |                                  |
| 10. Main Pool | Steps exist on the path of travel to the pool.                              | 4.3.2                   | According to ADAAG, at least one accessible route shall connect accessible buildings, facilities, elements, and spaces that are on the same site. In addition, if an accessible route has changes in level greater than 1/2 in (13 mm), then a curb ramp, ramp, elevator, or platform lift (as permitted in 4.1.3 and 4.1.6) shall be provided that complies with 4.7, 4.8, 4.10, or 4.11, respectively. An accessible route does not include stairs, steps, or escalators. Ensure that an accessible path of travel exists leading to the pool, without steps.  | Н   | Н             | M               | 17                   | \$300                          | ADAAG                  |                         |                      |                                  |

| Locations                | Structural Inconsistencies Rec  |                         | Recommended Corrections/Modifications to Ensure Program Access   | M                  | Criteria –<br>L=low,<br>M=medium,<br>H=high |                 |         | Supplemental Technical Information |                        | Finalized Actions       |                      |                                  |
|--------------------------|---|-------------------------|--|--------------------|---|-----------------|---------|------------------------------------|------------------------|-------------------------|----------------------|----------------------------------|
| Location                 | Identified Issue  | ADAAG<br>Specifications | Recommended Correction   | Priority (overall) | Public Access                               | Frequency - PWD | Photo # | Conceptual Costs                   | Support<br>Information | Finalized<br>Correction | Date to be Corrected | Date Completed (Include initial) |
| 11. Kiddies<br>Pool      | An accessible path of travel does not exist leading to the kiddies' pool water.         | RFFR<br>15.8            | According to the Recreation Facilities - Final Rule (RFFR), at least two accessible means of entry shall be provided for each public use and common use swimming pool. The primary means of entry shall comply with 15.8.5 (Swimming Pool Lifts) or 15.8.6 (Sloped Entries). The secondary means of entry shall comply with one of the following: 15.8.5 (Swimming Pool Lifts), 15.8.6 (Sloped Entries), 15.8.7 (Transfer Walls), 15.8.8 (Transfer Systems), or 15.8.9 (Pool Stairs). EXCEPTION 1*: Where a swimming pool has less than 300 linear feet (91 m) of swimming pool wall, at least one accessible means of entry shall be provided and shall comply with 15.8.5 (Swimming Pool Lifts) or 15.8.6 (Sloped Entries). Provide one means of accessible entrance to pool water which complies with RFFR. Note: RFFR, created by the US Access Board, is not currently an enforceable document. | Н                  | Н   | M               | 20      | \$2,50<br>0                        | RFFR New ADAAG         |                         |                      |                                  |
| 12. Kiddie Pool          | Steps exist on the path of travel to the pool.  | 4.3.2                   | According to ADAAG, at least one accessible route shall connect accessible buildings, facilities, elements, and spaces that are on the same site. In addition, if an accessible route has changes in level greater than 1/2 in (13 mm), then a curb ramp, ramp, elevator, or platform lift (as permitted in 4.1.3 and 4.1.6) shall be provided that complies with 4.7, 4.8, 4.10, or 4.11, respectively. An accessible route does not include stairs, steps, or escalators. Ensure that an accessible path of travel exists leading to the pool, without steps.  | Н                  | Н   | M               | 19      | \$300                              | ADAAG                  |                         |                      |                                  |
| 13. Drinking<br>Fountain | The existing drinking fountain is a protruding object and hi-lo fountains do not exist. | 4.15.3                  | Cups at inaccessible drinking fountains are considered equivalent facilitation regarding hi-lo fountains and spout height. Provide a cup holder at this fountain and a cane detectable area underneath.  | L<br>®             | Н   | M               | 1/8     | \$50                               | ADA TAM 3 – P 34       |                         |                      |                                  |

| Locations                                   | Structural Inconsister  | ncies                                | Recommended Corrections/Modifications to Ensure Program Access  | M                  | Criteria –<br>L=low,<br>M=medium,<br>H=high |                 | ,                |                  | mental Technical<br>nformation  | Finalized Actions       |                      |                                  |
|---|---|--------------------------------------|---|--------------------|---|-----------------|------------------|------------------|---|-------------------------|----------------------|----------------------------------|
| Location                                    | Identified Issue  | ADAAG<br>Specifications              | Recommended Correction  | Priority (overall) | Public Access                               | Frequency - PWD | Photo #          | Conceptual Costs | Support<br>Information  | Finalized<br>Correction | Date to be Corrected | Date Completed (Include initial) |
| 14. Elevated<br>Composite Play<br>Equipment | The three elevated composite play structures at this facility are fully accessible and comply with the Play Areas – Final Rule. |                                      |   |                    |   |                 |                  |                  |   |                         |                      |                                  |
| 15. Playing<br>Fields                       | An accessible path of travel does not exist leading to any of the playing fields.   | 4.5.1<br>4.1.2(<br>2)<br>(b)[R<br>F] | An accessible route complying with 4.3 is required to directly connect both sides of the court in court sports. Only dirt/grass surfaces lead to the volleyball court, basketball court, softball field, and the baseball field. In addition, Accessible wheelchair seating is required to exist at team player seating areas, such as dugouts, and an accessible route is required to connect all accessible features.  Provide an asphalt or concrete path of travel to at least one of each type of playing field, which complies with ADAAG specifications. If the fields are used for competition, then they should all be high priority and all be made accessible. | L                  | M   | M               | 2<br>2<br>3<br>0 | \$1,00<br>0      | See The Recreational Facilities – Final Rule, Section 4.1.2(2)(b) (not enforceable) |                         |                      |                                  |

| Locations        | Structural Inconsister  | icies                   | Recommended Corrections/Modifications to Ensure Program Access  | M                  | iter<br>L=lov<br>=med<br>H=hig | w,<br>ium,      |                   |                  | mental Technical<br>nformation        | Finalized Ac            | ctions               |                                  |
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| 16. Picnic Table | An accessible path of travel does not lead to the picnic table.                                     | AGS<br>APT<br>16.5.1    | Technically, neither ADAAG nor the Recreational Facilities - Final Rule provide scoping for picnic tables. In addition, neither guideline provides specifications for what would constitute an accessible picnic table. However, the document titled "Accessibility Guidelines for Outdoor Developed Areas" (AGSAPT) does provide both scoping and specifications for accessible picnic tables. These Guidelines (AGSAPT) are neither final rules nor enforceable. Generally, we consider picnic tables and other park amenities for use by the general public to be services provided by local governments, which own or operate the park. Therefore, to ensure compliance with Title II's program access requirements, we recommend following the scoping and specifications provided by the AGSAPT to determine the accessibility of picnic tables. According to AGSAPT, section 16.5.1.2 requires that where two or more fixed picnic tables are provided in a picnic area, at least 50 percent, but no less than two, shall comply with 16.5. Of the picnic tables required to be accessible, 40 percent, but never less than two, shall be located along an outdoor recreation access route. Provide an accessible path of travel (concrete, asphalt or rubber) leading to the end sections of an appropriate number of picnic tables. This path should connect to the end side of the table to allow the user to be seated at the end of the table; or relocate the existing table to an existing accessible path. | L                  | Н                              | M               | 5                 | \$1,00<br>0      | AGSAPT                                |                         |                      |                                  |
| 17. Pavilion     | A side grab bar does not exist at the water closet in the accessible stall of the women's restroom. | 4.17.6                  | According to ADAAG, grab bars must comply with the length and positioning shown in Fig. 30(a), (b), (c), and (d). Grab bars may be mounted with any desired method as long as they have a gripping surface at the locations shown and do not obstruct the required clear floor area. Grab bars shall comply with 4.26. Provide a grab bar at the side of the water closet.  | M                  | Н                              | M               | <u>2</u> <u>6</u> | \$150            | Restroom Figures –<br>Building Blocks |                         |                      |                                  |

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| 18. Pavilion | The flush control valve in on the wrong side of the water closet in the women's accessible stall. | 4.17                    | Flush control valves, in accessible stalls, are required to be mounted on the wide side of the stall, so that reaching over the water closet is not required. Relocate the existing flush control valve or install an additional valve on the wide side of the stall.  | M                  | Н   | M               | <u>2</u> <u>6</u>    | \$150            | Restroom Figures –<br>Building Blocks   |                         |                      |                                  |
| 19. Pavilion | The lavatories, in the men's and women's restrooms, do not provide appropriate faucet controls.   | 4.19                    | Round knobs exist on the lavatories. At least one lavatory should have faucet controls that do not require a tight grasp or pinching or twisting of the wrist to operate. Replace the round knobs on one lavatory in each restroom with lever type, push button or motion activation faucet controls.                    | M                  | Н   | M               | 2<br>5<br>2<br>7     | \$150            | See Attachment 4 –<br><u>Lavatory</u><br><u>Specifications</u> for more information on accessible lavatories. |                         |                      |                                  |
| 20. Pavilion | Braille signage does not exist at the entrance door to the men's restroom.                        | 4.1.3(<br>16)<br>4.30.4 | ADAAG requires public restrooms to be designated with Braille, raised letters, and the symbol of accessibility, where restrooms are accessible. Provide ADAAG compliant signage at restroom entrances.   | L                  | Н   | M               | <u>2</u> <u>4</u>    | \$50             | Signage<br>Specifications for<br>Permanent Rooms<br>and Spaces  |                         |                      |                                  |
| 21. Pavilion | The lavatories, in the men's and women's restrooms, are located too high and have exposed pipes.  | 4.19                    | At least one lavatory in each restroom is required to have a counter, which is a maximum of 34-inches high. Pipes under lavatories are required to be insulated or otherwise configured to avoid contact.  Lower at least one lavatory in each restroom to a maximum height of 34-inches and wrap pipes with insulation. | L<br>H             | Н   | M               | <u>2</u><br><u>5</u> | \$300            | See Attachment 4 –<br><u>Lavatory</u><br><u>Specifications</u> for more information on accessible lavatories. |                         |                      |                                  |
| 22. Pavilion | The urinal, in the men's restroom, is located too high.   | 4.18                    | At least one urinal is required to be located so that the rim is a maximum of 17-inches high. Existing urinals have rims located at 21-inches high. Modify one urinal so that the rim is no higher than 17-inches.   | L                  | Н   | M               | N<br>A               | \$200            | See the Accessible Urinals figure for more details.   |                         |                      |                                  |

| Locations                      | Structural Inconsister   | ncies                        | Recommended Corrections/Modifications to Ensure<br>Program Access   |                    | Criteria –<br>L=low,<br>M=medium,<br>H=high |                 | -                |                  | mental Technical<br>nformation   | Finalized Actions       |                      |                                  |
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| 23. Pavilion                   | The fire extinguisher is located too high at 60-inches.  | <u>4.2.5</u><br><u>4.2.6</u> | At least one of each type operating mechanism is required to be accessible and must be within a maximum reach range of 54-inches where a side reach is possible and a maximum of 48-inches where only a forward reach is possible, to the highest operable part. Move the fire extinguisher to an accessible location.  | M<br>®             | Н   | M               | 2 9              | \$20             | See Building Block<br>#10 – Reach Ranges<br>#1, #2 & #3.                             |                         |                      |                                  |
| 24. Dora Street<br>Parking Lot | The ramps leading from the curb ramp, located in front of accessible parking, have steep cross slopes.                 | 4.3.7                        | According to ADAAG, nowhere shall the cross slope of an accessible route exceed 1:50. At the existing curb ramp, the ramps leading up to the sidewalk level have cross slopes measuring 4%.  Modify the top of the ramps leading from the curb cut so that a cross slope does not exist.  | L                  | M   | M               | 3<br>4<br>3<br>5 | \$500            | See <u>Building Block 5</u> <u>- Curb Ramps</u> for additional ADAAG specifications. |                         |                      |                                  |
| 25. Dora Street<br>Parking Lot | The path of travel (sidewalk), which runs along the front of the parking lot, has a very steep cross slope.            | 4.3.7                        | According to ADAAG, nowhere shall the cross slope of an accessible route exceed 1:50. The existing sidewalk has a cross slope measuring over 7%. Modify sidewalk so that a cross slope does not exist.  | L                  | M   | M               | 3<br>2<br>3<br>3 | \$1,50<br>0      | See <u>Building Block 5</u> <u>- Curb Ramps</u> for additional ADAAG specifications. |                         |                      |                                  |
| 26. Dora Street Parking Lot    | A steep slope exists in the required clear and level space at the phone, which is located in front of the parking lot. | 4.25.3                       | Where accessible telephones are provided, at least one must comply with 4.31.2 through 4.31.8. A clear floor or ground space at least 30 in by 48 in (760 mm by 1220 mm) that allows either a forward or parallel approach by a person using a wheelchair shall be provided at telephones (see Fig. 44). Nowhere shall the cross slope of an accessible route exceed 1:50. The clear ground space exists at this telephone, but the surface is not level (1:50 or less). Ensure that level maneuvering space exists at the telephone. | L                  | Н   | M               | 3<br>4<br>3<br>6 | \$200            | Fig. 44  |                         |                      |                                  |

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| 27. Portable Restrooms | An accessible path of travel does not exist leading to the portable restrooms, located at the baseball fields, and the portable restrooms are not accessible. | 4.23                    | Grass surfaces exist leading to the portable restrooms. ADAAG requires accessible paths to be stable, firm and slip-resistant. The portable restrooms are not accessible due to narrow stall, no level maneuvering clearance at entrance doors, no 5-foot by 5-foot turning radius on the interior, no grab bars, etc. In new construction, ADAAG requires all public restrooms to be fully accessible. However, this facility is not considered new construction, and therefore falls under the program access provisions of Title II. Each and every public restroom may not need to be made accessible according to program access. We recommend making these portable restrooms due to the high level of use of this facility and due to the fact that no other accessible restrooms are available in close proximity. Contract with a portable restroom provider of accessible portable restrooms and locate the accessible portable restrooms on an accessible path of travel. | L<br>H             | Н                             | M               | 3<br>7<br>3<br>8 | \$500            | Restroom Figures – Building Blocks | Correction              |                      |                                  |

## **Aley Park - Conceptual Cost Projections**

| Total                | \$16,770 |
|----------------------|----------|
| Year One (Very High) | \$500    |
| Year Three (High)    | \$11,400 |
| Year Five (Medium)   | \$670    |
| Year Ten (Low)       | \$5,200  |